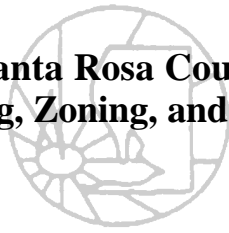


**Santa Rosa County**  
**Community Planning, Zoning, and Development Division**



6051 Old Bagdad Hwy.  
Milton, Florida 32583  
<http://www.co.santa-rosa.fl.us>

(850) 626-8839  
(850) 939-1259  
FAX 983-9874

**Property Information Sheet**  
**Help When Buying Property**

The Community Planning, Zoning & Development Division has prepared this sheet for your information and protection only. Use this sheet as a guideline to the type of information available about a particular parcel of land and how to obtain this information. Please be advised that these determinations are based upon circumstances and conditions as of this date and may be subject to change at some future time. Also, please be advised that this is not intended to be a complete set of information concerning all parcels of land within the County, you are strongly encouraged to research any land purchase thoroughly. If the owner does not intend to use, occupy, or otherwise develop the subject property in the near future he or she should contact us at the time of anticipated development to again verify these circumstances. Also, use of this parcel may be limited by regulations or restrictions imposed by governmental agencies other than Santa Rosa County.

**NOTE: This sheet does not constitute authorization to begin development activities on this site. A development order or permit must be obtained prior to the commencement of any development activity, including land clearing.**

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**\*\*\*To be completed by the Planning and Zoning Division\*\*\***

Parcel ID # \_\_\_\_\_ Date \_\_\_\_\_

Current Zoning \_\_\_\_\_ Allowable Density \_\_\_\_\_  
(copy of allowable uses attached at your request)

Surrounding Parcel Zoning \_\_\_\_\_

Current FLUM Designation \_\_\_\_\_

Applicable Setbacks:      Front \_\_\_\_\_      Rear \_\_\_\_\_  
   Side \_\_\_\_\_      ROW \_\_\_\_\_

Parcel is Grandfathered \_\_\_\_\_  
(Does not meet the zoning requirements but is grandfathered for one unit)

Note: Zoning and Future Land Use requirements will determine the types of uses and/or density allowed for each parcel of land within the Count

**Parcel Characteristics:**

(The following can be obtained or viewed for information purposes from your County offices.)

- \* Soils Survey Information – Indicates type of soils present on the parcel.  
(Planning & Zoning Division)
- \* Most Current Aerial Photo – Shows parcel and surrounding parcels as seen from above.  
(SRC Property Appraiser's Office – 983-1880)
- \* Quad Sheet Elevations – Gives parcel contours.  
(Planning & Zoning Division or Engineering Division)
- \* FEMA Flood Zone Information – Generally important for flood insurance determinations  
(SRC Building Division – 626-2244 or 432-2244)

Access Considerations may also need to be discussed, beginning with the Planning and Zoning Division:

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Septic Tank Permit information should be obtained by the Florida Department of Health if a septic tank will be required on your parcel. Note: The DOH may have different setbacks for septic tanks than those imposed by the County for building, you will need to understand both setback requirements as this may effect the size parcel you will need to build a certain size house or building. Offices located at 409 Gulf Breeze Pkwy, 934-5175 (south Santa Rosa County) and 503 N. Stewart Street in Milton, 983-5200.

Some parcels may be located within an Airport Environs Zone. According to the Santa Rosa County Land Development Code Section 11.09.00, no person shall sell, lease, nor offer for sale any property within the airport hazards area unless the prospective buyer or lessee has been given notice. Your realtor will supply you with any relevant information to the prospective parcel.

Some parcels may contain easements for drainage, power lines, access etc. Easement information can be found in the deed to the parcel or on a parcel survey as well as by checking the official record book at the SRC Clerk of the Court's offices located in downtown Milton at the County Courthouse (623-0135).

Some parcels are further restricted by private deed restrictions placed on the parcel by the developer. These restrictions should accompany the deed and can also be researched at the SRC Clerk of the Court's offices.

Each parcel of land has it's own unique characteristics and regulations, the SRC Planning staff strongly encourages you to be fully informed when purchasing property. If you have house or building plans already, bring them along when you visit our office so that we can help determine the suitability of the parcel you have chosen for this particular type of development. If you are planning to subdivide this parcel, you are strongly encouraged to visit our offices prior to purchasing this parcel. Please bring along a survey or dimensions of the parcel.